

TRACT 2  
2.50 AC.

'BRG' REBAR SET

S 82°16'15" E 50.40'

25' INGRESS/EGRESS  
& UTIL. EASEMENT  
1261 S.F.

25.20'

N 00°33'43" E

N 82°16'15" W 50.40'

C/I CR. STONE DR.

P.O.B. EASEMENT  
'BRG' REBAR SET

26.24'

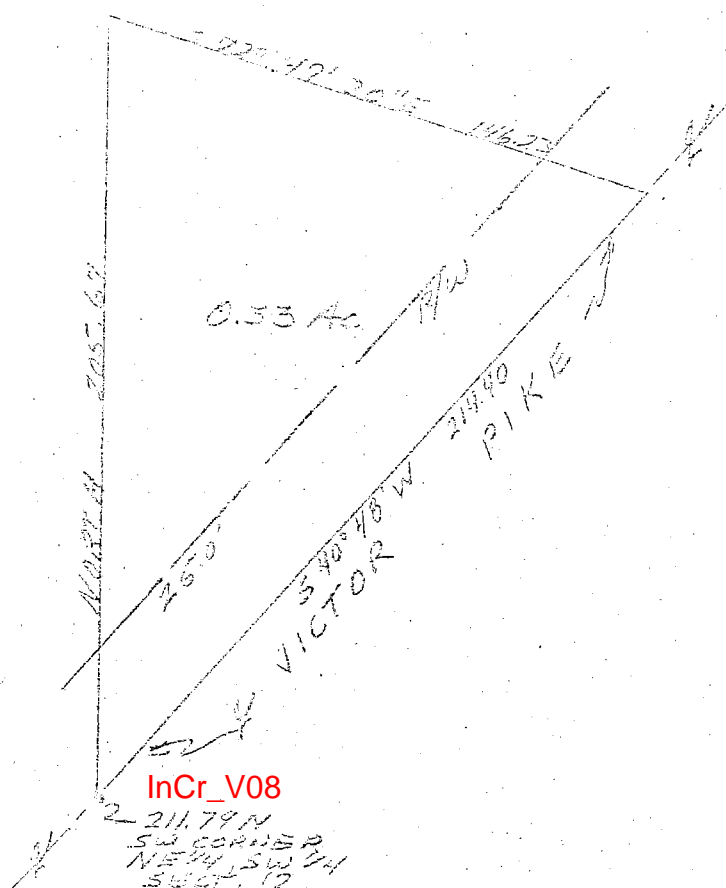
N 00°33'43" W

EXISTING MILTON LN.

0 20 40  
SCALE: 1"=20'

SHEET  
**1** OF **1**  
PROJECT NO. **6288**





SCALE 1"=50'

Sec 12

**Description:**

A part of the Northeast quarter of the Southwest quarter of Section 12, Township 7 North, Range 2 West, Monroe County, Indiana bounded and described as follows; Beginning at a point that is 211.79 feet North of the Southwest corner of the Northeast quarter of the Southwest quarter of said Section 12 and in the centerline of Victor Pike Road, thence running North for 205.67 feet, thence South 72 degrees 47 minutes 30 seconds East for 146.23 feet and to the centerline of said road, thence South 40 degrees 40 minutes West along said road centerline for 214.40 feet and to the point of beginning, Containing 0.33 acres more or less. Subject to a 25.00 foot road right-of-way.



*Raymond Graham*  
Raymond Graham  
R.P.S. 8409 Indiana  
3215 N. Smith Pike  
Bloomington, Indiana

**FILED**  
MAR 13 1978

*John W. Davis*  
Auditor Monroe County, Indiana

SECr.  
SW'14 -  
InCr W09

Sec 12

Phone 279-2773

Room 410 Citizens National Bank Bldg.  
BEDFORD, INDIANA 47421

NELSON L. PRALL, P. E. & L. S.

- ATTORNEY AT LAW -

CIVIL ENGINEERING AND LAND SURVEYOR

Indiana Professional Engineers License No. 2559

Indiana Professional Land Surveyor License No. 10,234

September 24, 1984

DESCRIPTION FOR GLENN M. AND SUSAN L. TEAGUE

Part of the North  $\frac{1}{2}$  of the South west  $\frac{1}{4}$  of Section 12,  
Township 7 North, Range  $\frac{2}{3}$  West, more particularly described  
as follows:

Beginning at a marked  $\frac{1}{2}$  inch iron pipe at the SE corner  
of the west  $\frac{1}{2}$  of the said north  $\frac{1}{2}$ ; thence N 88 degrees 52.5  
minutes west, on the south line of said  $\frac{1}{2}$ , 203.05 feet to a  
marked  $\frac{1}{2}$  inch iron pipe in the centerline of the Springville  
& Ketchem Mill road; thence following said centerline, north  
41 degrees 53.3 minutes east, 96.25 feet to a marked  $\frac{1}{2}$  inch  
iron pipe; thence north 48 degrees 49.2 minutes east, 120.67  
feet to a marked  $\frac{1}{2}$  inch iron pipe; thence north 39 degrees  
58.2 minutes east, 215.19 feet to a marked  $\frac{1}{2}$  inch iron pipe;  
thence leaving said centerline, south 05 degrees 43.8 minutes  
east, 324.03 feet to a marked  $\frac{1}{2}$  inch iron pipe on the south  
line of said  $\frac{1}{2}$ ; thence north 88 degrees 52.5 minutes west, 122.69  
feet to the point of beginning.

Containing 1.17 acres more or less.

Being a correction of a deed from Russell L. and Bernice  
Teague to Glenn M. and Susan L. Teague in Deed Record 266 on  
page 599.

Being also all that is left of the land that was conveyed  
to Russell Teague in Miscellaneous Record 26 on page 82.

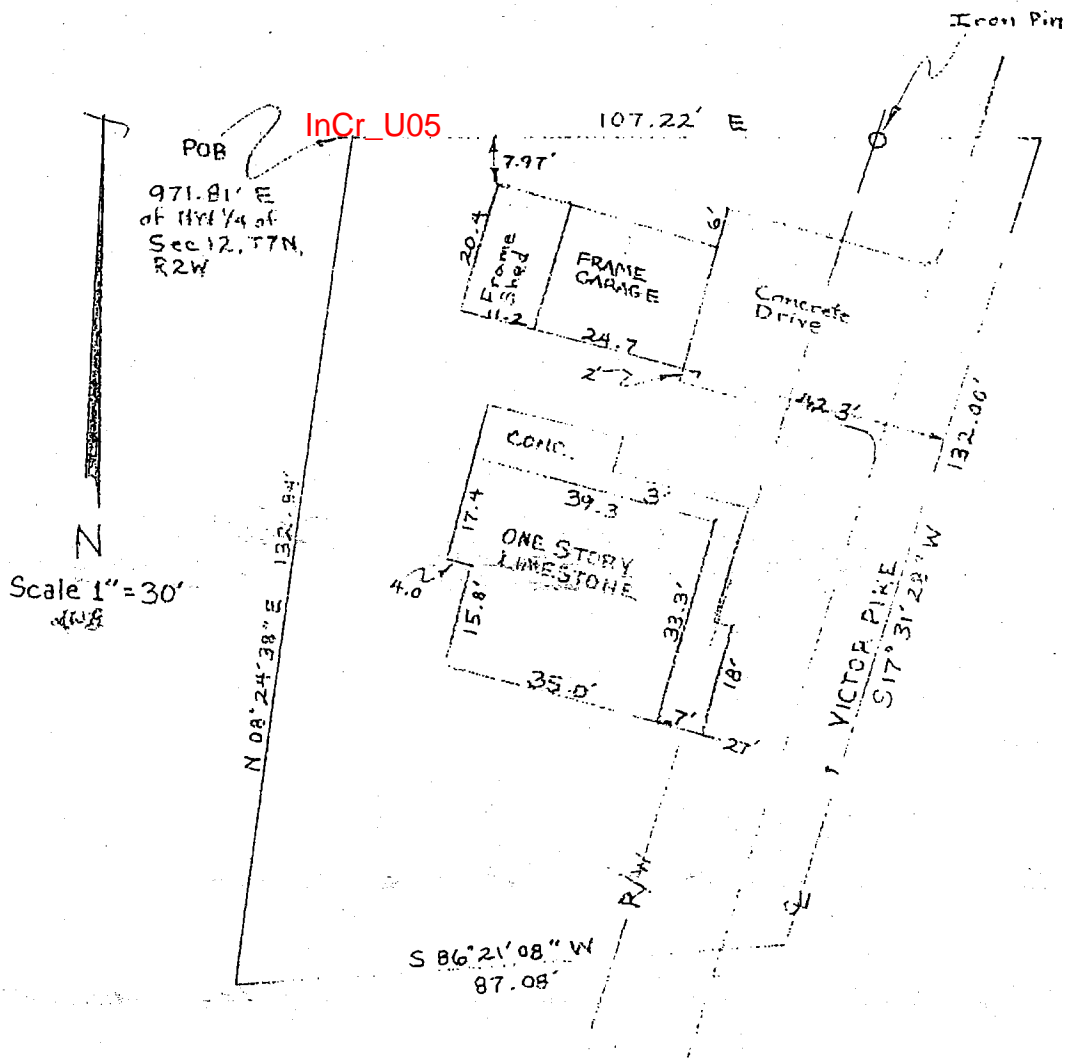
Nelson L. Prall, P.E., L.S.

NLP/sg

Sec 12

Ind Creek  
Teague Glenn  
Sec 12

7C  
12



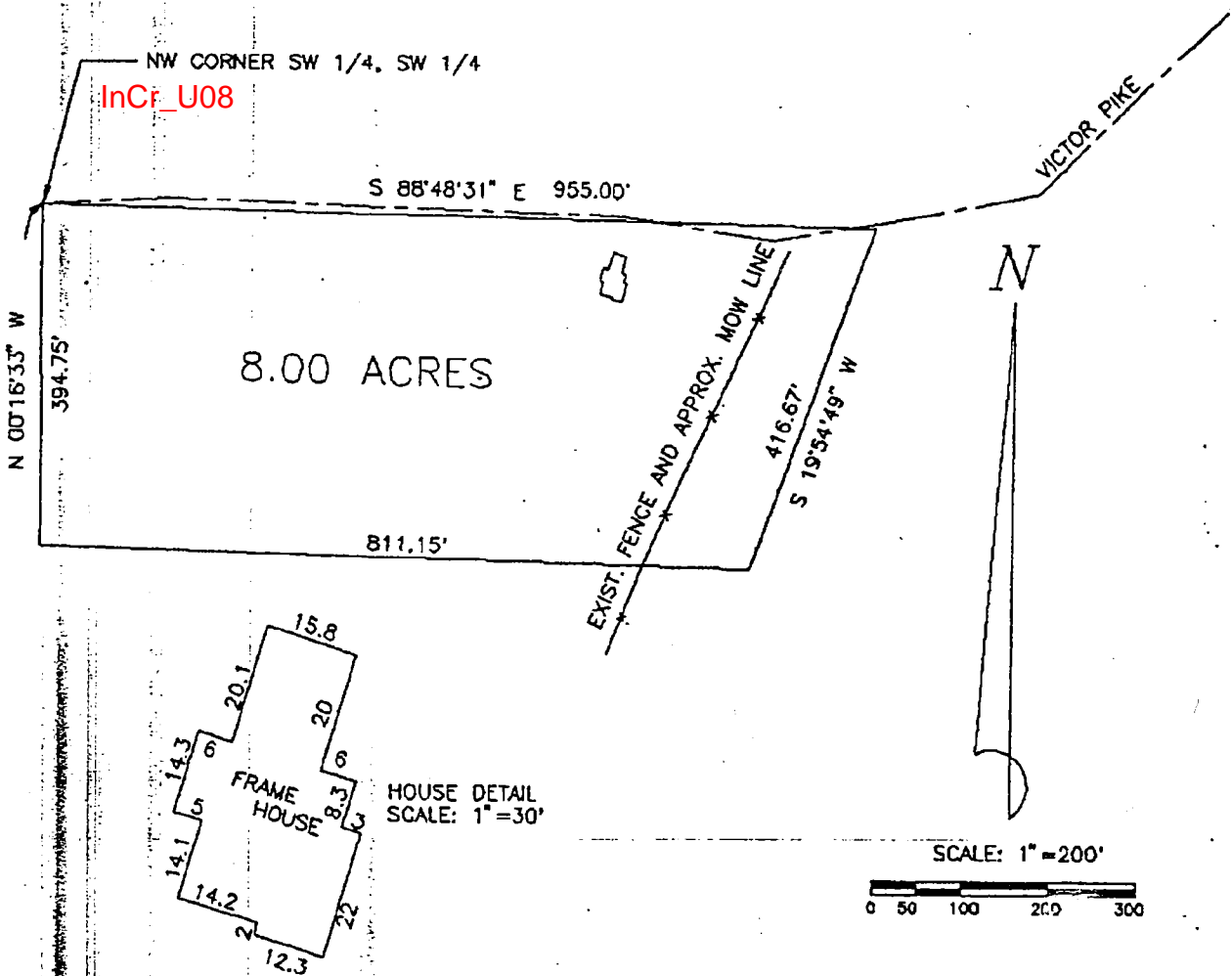
DESCRIPTION

A part of the Northeast quarter of Section 12, Township 7 North, Range 2 West, Monroe County, Indiana, described as follows:  
Beginning at a point that is 971.81 feet East of the Northwest corner of said quarter, thence running East for 107.22 feet, thence South 17 degrees 31 minutes 28 seconds West for 132.00 feet, thence South 86 degrees 21 minutes 08 seconds West for 87.08 feet, thence North 08 degrees 24 minutes 38 seconds East for 132.84 feet and to the point of beginning.  
Containing in all 0.29 acres, more or less.

*Raymond Graham*  
Raymond Graham IN L.S. 9978  
May 30, 1995



SURVEYOR LOCATION REPORT  
PT SW 1/4, SW 1/4, S12, T7N, R2W  
7933 S. VICTOR PIKE



DESCRIPTION 8.00 ACRE TRACT

A part of the Southwest quarter of the Southwest quarter of Section 12, Township 7 North, Range 2 West, Monroe County, Indiana described as follows:

Beginning at the Northwest corner of the said quarter quarter section at the approximate center of Victor Pike; thence along the North line of said quarter quarter section and roughly along said road South 88 degrees 48 minutes 31 seconds East 955.00 feet to the West line of land described in DR 103 pg 236; thence along the West line of land described in DR 103 PG 236 and DR 105 PG 443 South 19 degrees 54 minutes 49 seconds West 416.67 feet; thence leaving said West line North 88 degrees 48 minutes 31 seconds West 811.15 feet to the West line of said quarter quarter section; thence along said West line of quarter quarter section North 00 degrees 16 minutes 33 seconds West 394.75 feet and to the point of beginning. Containing in all 8.00 acres.

Subject to a 25 foot right-of-way from the center of Victor Pike.



*Raymond Graham*  
Raymond Graham  
IN LS 9978  
3215 N. Smith Pike  
Bloomington, IN  
April 16, 1996



- 1/2

②

ALSO, a part of the Northeast and Southeast quarter of Section 12, Township 7 North, Range 2 West. Beginning in the North line of the Southeast quarter of Section 12, Township 7 North, Range 2 West, at its intersection with the West right-of-way line of the C. I. & L. Railroad and in the center of Clear Creek, said beginning point being about 60.00 feet West and 24.00 rods Northerly from the Southwest corner of the Northwest quarter of Section 7, Township 7 North, Range 1 West; thence down the center of said creek, North 64 degrees West 19.75 rods and North 88-1/4 degrees West 13.00 rods to its intersection with the mouth of Victor Branch; thence continuing down said Clear Creek, South 69-1/2 degrees West 12.50 rods, South 45 degrees West 11.00 rods, South 26 degrees West 14.50 rods, South 11-3/4 degrees West 35.00 rods, South 14-1/4 degrees East 5.50 rods, South 38-1/4 degrees East 50.50 rods, South 89 degrees East 3.50 rods, North 49 degrees East 14.24 rods, North 67-3/4 degrees East 8.50 rods, South 71 degrees East 6.75 rods, South 29 degrees East 4.50 rods, and South 1 degree West 4.00 rods to a point opposite the Northwest corner of land conveyed to Thomas Wells, by deed recorded in Deed book 88, Page 489; thence East 3.00 rods, more or less, to the West right-of-way line of the C. I. & L. Railroad; thence with said right-of-way line, North 1-1/4 degrees West 97.00 rods to the place of beginning, containing 34.05 acres, more or less.

③

ALSO, all that part of the Southeast quarter of the Northeast quarter of Section 12, Township 7 North, Range 2 West, that lies North of Clear Creek Southeast of Victor Branch and West of the C. I. & L. Railroad right-of-way, being more particularly described as follows: Beginning in the South line of the Southeast quarter of the Northeast quarter of Section 12, Township 7 North, Range 2 West at its intersection with the West right-of-way line of the C. I. & L. Railroad and in the center of Clear Creek, said beginning point being about 60.00 feet West and 24.00 rods northerly from the Southwest corner of the Northwest quarter of Section 7, Township 7 North, Range 1 West; thence down the center of said creek, North 64 degrees West 19.75 rods and North 88-1/4 degrees West 13.00 rods to its intersection with the mouth of Victor Branch; thence up said branch, North 60-1/4 degrees East 20.75 rods and North 43-1/3 degrees East 17.50 rods to the West right-of-way line of the C. I. & L. Railroad; thence with said right-of-way line, South 1/14 degrees East 31.00 rods to the place of beginning, containing 2.95 acres, more or less. Containing in all 43.54 acres, more or less, and being the same real estate conveyed to the grantors by deeds dated April 14, 1926 and October 10, 1938, and recorded in Deed Record 76, Page 69 and 91, Page 152 of the records of the County Recorder of Monroe County, Indiana.



*Raymond Graham*  
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R.P.E. 8409 I.S. 9978 Indiana  
Graham Engineering  
615 W. Kirkwood Ave.  
Bloomington, Indiana  
97-140

ence line for 817/6 feet and to the point of beginning.  
Containing 3.27 acres, more or less.

Subject to a 25.00 foot easement from the centerline of Ketchum Road for county highway right of way.



*Raymond Graham*  
Raymond Graham  
R.L.S. 9978 Indiana  
615 W. Kirkwood Ave.  
Bloomington, Indiana  
March 26, 1997